

April 16, 2003

The Honorable Gary Schiff, Chair
Zoning and Planning Committee
Minneapolis City Council
307 City Hall
Minneapolis, Minnesota 55415

RE: Historic Variance for 40 Power Street

Dear Council Member Schiff:

At a public hearing on April 8, 2003, the Minneapolis Heritage Preservation Commission (HPC) reviewed an application by the Mintahoe Hospitality Group Inc. and the Minneapolis Park and Recreation Board for an historic variance for the William Brothers Boiler Works, located at 40 Power Street. The building is a contributing property to the St. Anthony Falls Historic District. Mintahoe Hospitality Group Inc. and the Minneapolis Park and Recreation Board applied for an historic variance to allow a 12'0" tall by 26'0" wide (312 sq. ft.) painted wall sign on the north elevation of the cupola, 52'0" above grade. The sign will read "Nicollet Island Pavilion" in 3'0" tall white letters painted directly on the wall of the building.

As required by Chapter 599.520, the HPC found that the proposed variance "is compatible with the preservation of the property and with other properties in the area, and that the variance is necessary to alleviate undue hardship due to special conditions or circumstances unique to the property and not created by the applicant."

RECOMMENDATION:

The HPC recommends that the City Council adopt the HPC findings and approve an historic variance to allow the proposed 12'0" tall x 26'0" wide (312 sq. ft.) painted wall sign located 52' above grade, subject to the following condition:

1. The historic variance is only valid for the proposed 12'0" tall by 26'0" wide painted wall sign. The sign cannot change in any way. If the sign is removed or painted over, a new application for an historic variance shall be required.

Planning Department staff concurs with the recommendation that the HPC made on April 8, 2003.

Sincerely,

Greg Mathis
Preservation Planner
Minneapolis Planning Department

Report prepared by: Greg Mathis

Phone Number: 673-2439

Attachments

cc: Natalie Johnson Lee, Council Member Ward 5
Blake Graham, Planning Department

REPORT
of the
HERITAGE PRESERVATION COMMISSION
of the City of Minneapolis

The Minneapolis Heritage Preservation Commission, at its meeting on April 8, 2003, took action to submit the attached recommendation on the following item:

Historic Variance

40 Power Street, William Brothers Boiler Works, a contributing property to the St. Anthony Falls Historic District

Application by Mintahoe Hospitality Group Inc. and the Minneapolis Park and Recreation Board for an historic variance to allow a 12'0" tall by 26'0" wide painted wall sign that reads "Nicollet Island Pavilion", located 52' above grade.

Motion: The Heritage Preservation Commission recommends that the City Council approve an historic variance to allow a 12'0" tall by 26'0" wide painted wall sign that reads "Nicollet Island Pavilion," located 52'0" above grade, subject to the following condition:

- 1) The historic variance is only valid for the proposed 12'0" tall by 26'0" wide painted wall sign. The sign cannot change in any way. If the sign is removed or painted over, a new application for an historic variance shall be required.